

COUNTY OF FAIRFAX, VIRGINIA

SPECIAL PERMIT RESOLUTION OF THE BOARD OF ZONING APPEALS

SUNNY KIM AND HANDS DAYCARE INC., SP 2013-SU-107 Appl. under Sect(s). 8-305 of the Zoning Ordinance to permit a home child care facility. Located at 5360 Sequoia Farms Dr., Centreville, 20120, on approx. 8,520 sq. ft. of land zoned R-3 and WS. Sully District. Tax Map 54-1 ((11)) 435. (Admin. moved from 3/12/14 at appl. req.) Mr. Hammack moved that the Board of Zoning Appeals adopt the following resolution:

WHEREAS, the captioned application has been properly filed in accordance with the requirements of all applicable State and County Codes and with the by-laws of the Fairfax County Board of Zoning Appeals; and

WHEREAS, following proper notice to the public, a public hearing was held by the Board on April 23, 2014; and

WHEREAS, the Board has made the following findings of fact:

1. The Board had a favorable staff recommendation which they adopted generally.

AND WHEREAS, the Board of Zoning Appeals has reached the following conclusions of law:

THAT the applicant has presented testimony indicating compliance with the general standards for Special Permit Uses as set forth in Sect. 8-006 and the additional standards for this use as contained in the Zoning Ordinance.

NOW, THEREFORE, BE IT RESOLVED that the subject application is **APPROVED** with the following limitations:

1. This approval is granted to the applicant only, Sunny Kim, and is not transferable without further action of the Board, and is for the location indicated on the application, 5360 Sequoia Farms Drive, and is not transferable to other land.
2. This special permit is granted only for the purpose(s), structure(s), and/or use(s) indicated on the plat entitled, "House Location Survey, Lot 435, Sequoia Farms Drive" prepared by Robert A. Henegar, dated June 12, 1989, and approved with this application, as qualified by these development conditions.
3. A copy of this Special Permit **SHALL BE POSTED in a conspicuous place on the property of the use** and be made available to all departments of the County of Fairfax during the hours of operation of the permitted use.
4. The maximum hours of operation of the home child care facility shall be limited to 7:00 a.m. to 6:00 p.m., Monday through Friday.

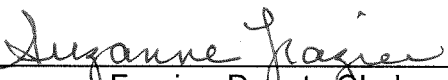
5. No child care shall occur in the basement within the subject dwelling unless and until emergency egress is installed, inspected and determined by the Department of Code Compliance (DCC) to conform to current building code regulations.
6. The dwelling that contains the child care facility shall be the primary residence of the applicant.
7. The maximum number of children on site at any one time shall be 12, excluding the applicant's own children.
8. There shall be no signage associated with the home child care facility.

This approval, contingent upon the above-noted conditions, shall not relieve the applicant from compliance with the provisions of any applicable ordinances, regulations, or adopted standards.

Pursuant to Sect. 8-015 of the Zoning Ordinance, this special permit shall automatically expire, without notice, three (3) months after the date of approval unless the use has been established as outlined above, except that an egress window may be installed at a later date as per Condition 5. The Board of Zoning Appeals may grant additional time to establish the use if a written request for additional time is filed with the Zoning Administrator prior to the date of expiration of the special permit. The request must specify the amount of additional time requested, the basis for the amount of time requested, and an explanation of why additional time is required.

Mr. Byers and Ms. Theodore seconded the motion, which carried by a vote of 7-0.

A Copy Teste:



Suzanne Frazier, Deputy Clerk
Board of Zoning Appeals